



Human Services Commission Minutes

Zoom Webinar – Pleasanton, CA April 7, 2021 - 7 p.m.

CALL TO ORDER

The meeting was called to order at 7:02 p.m. by Chairperson Rubino-Brumm.

Pledge of Allegiance

The Pledge of Allegiance to the flag was recited.

Roll Call

Commissioners Present: Joe Carlucci, Varsha Clare, Susan Hayes, Patty Powers, Mike Sedlak, and Chairperson Rubino-Brumm.

Commissioners Absent: Harshkumar Gohil, Kelsey Lem and Meera Parikh.

Staff Present: Jay Ingram, Recreation Manager; Steve Hernandez, Housing Manager; Zack Silva, Recreation Supervisor; and Edith Caponigro, Recording Secretary.

AGENDA AMENDMENTS

Mr. Ingram suggested adding two items to the meeting agenda:

- a) Request for two commissioners to serve on a short-term technical advisory group in preparation for the next Eastern Alameda Human Services Needs Assessment, and
- b) Thank you item, for Commissioner Clare who will have completed her second term on the commission at the end April.

MINUTES

1. Approve regular meeting minutes of March 3, 2021.

A motion was made by Commissioner Hayes, seconded by Commissioner Carlucci, to approve the minutes of the March 3, 2021. **The motion was approved unanimously.**

MEETING OPEN TO THE PUBLIC

2. Public Comment from the audience regarding items not listed on the agenda.

None

MATTERS FOR THE COMMISSION'S REVIEW/ACTION/INFORMATION

3. Review and Allocate Housing and Human Services Grant Funds to the Open Heart Kitchen Vineyard 2.0 Kitchen Project for Fiscal Year 2021/2022 and Recommend City Council Approve

Mr. Ingram provided details about the Open Heart Kitchen's Vineyard 2.0 kitchen project and the application they submitted requesting funds for the project from the City of Pleasanton Housing and Human Services Grant (HHSB). Commissioners were advised that this application is scheduled to be considered by City Council together with the Housing Commission funding recommendations regarding HOME Investment Partnership Program (HOME) and Low-Income Housing Funds (LIHF) at the City Council April 20, 2021 meeting.

Mr. Ingram further informed commissioners that the City currently has approximately \$210,000 available in unallocated CDBG funds that could be used for the Open Heart Kitchen Vineyard 2.0 Kitchen Project since it is an eligible capital improvement project. He also advised that the cities of Livermore and Dublin have stated that they will be contributing to this project.

Commissioners were notified that staff contacted all the agencies that attended the required virtual application workshop held on December 10, 2020. City staff reached out to these agencies because the HHSB policy guidelines stipulate that potential HHSB program applicants must attend this required application workshop to be eligible to submit an application. Each of the agencies contacted confirmed with City staff that they did not have capital improvement projects at this time.

Commissioners reviewed a PowerPoint presentation on the Vineyard 2.0 – 460 North Livermore Avenue presented by Darin Lounds, Executive Director – Housing Consortium of the East Bay (HCEB) and Heather Greaux, Executive Director – Open Heart Kitchen (OHK).

Mr. Lounds advised that the mission of HCEB is to create inclusive communities for individuals with developmental disabilities or other special needs and they own and manage over 40 supportive housing properties in Alameda and Contra Costa Counties, five of which are in Livermore. He advised that the Vineyard 2.0 project will provide the following:

- Unit mix of 18 studio units, five one-bedroom units, and a two-bedroom manager's units
- Amenities will include community room and kitchen, central laundry, outdoor open space, and a resource center
- Services available will be case management, monthly tenant meetings, healthy living classes/groups, and financial education
- 24-hour on-site property management for residents and facility patrons will also be provided

- Residency for adults who have experienced homelessness, and/or have a disability, and who have very-low incomes

Ms. Greaux commented on the increased number of meals needing to now be provided by OHK and how they have outgrown the kitchen they currently use at Ridgeview Commons requiring them to lease a temporary kitchen in Danville to help meet current needs.

Ms. Greaux advised that approximately 3,400 sq. ft. of space to be provided for the kitchen and dining facility will allow for a full kitchen and a flexible dining/community meeting space. This will enable OHK to prepare and provide free, hot, and healthy meals served once per day 5-7 days per week and also allow them to expand services and prepare foods they serve at other OHK meal sites.

The design and location of the project was reviewed with commissioners by Mr. Lounds who advised that the project is located between N. Livermore and Walnut Avenues in Livermore and will give the appearance of residential townhomes.

Chairperson Rubino-Brumm thanked Mr. Lounds and Ms. Greaux for their presentations.

Commissioner Carlucci congratulated HCEB and OHK and indicated he was happy to be able to support this project. He questioned Mr. Lounds on how individuals will be selected to stay at the Vineyard 2.0 project. Mr. Lounds stated that tenant recommendations will come from Alameda County and a request has been made that preference be given to Tri-Valley residents.

Commissioner Clare questioned when people would be able to move into the units and Mr. Lounds advised that HCEB anticipates the project taking 18-months to complete and hopes people will be able to move in by December 2022.

Chairperson Rubino-Brumm was advised that HCEB hopes that the kitchen facility will be completed at the same time as the units and other facilities.

Commissioner Powers commented on other kitchen facilities available that OHK might consider but was informed by Ms. Greaux that the Danville lease has already been signed.

Mr. Lounds informed Chairperson Rubino-Brumm that all of the planned unit will have showers and the additional showers shown in the plan are for other people to be able to drop-in and shower when they do not have anywhere else.

Mr. Ingram advised commissioners that the total amount of CDBG funding available for them to consider for this project is \$210,537.

A motion was made by Commissioner Carlucci, seconded by Commissioner Clare, recommending City Council approve the allocation of \$210,537 in Housing and Human Services Grant Funds to the Open Heart Kitchen Vineyard 2.0 kitchen project for Fiscal Year 2021/2022.

ROLL CALL VOTE:

AYES: Commissioners Carlucci, Clare, Hayes, Powers, Sedlak, and Chairperson Rubino-Brumm.
NOES: None
ABSENT: Commissioners Gohil, Lem, and Parikh.
ABSTAIN: None

4. Selection of Commissioners to Participate on Needs Assessment Advisory Committee

Mr. Ingram provided information about the desire for an Technical Advisory Committee to help provide information about gaps in human services in the Tri-Valley area so the three cities of Pleasanton, Dublin and Livermore can issue a Request for Qualifications for a Needs Assessment so the cities will be able to collect the correct pertinent information for each city as a group and have some actionable items.

Commissioners were advised by Mr. Ingram that staff is hoping meetings of the committee will last about one hour beginning April 29th at 10:00 a.m. and continuing every other Thursday morning for a total of approximately four meetings.

Chairperson Rubino-Brumm and Commissioner Carlucci volunteered to be members of the Needs Assessment Advisory Committee.

5. Thank you to Outgoing Commissioner Varsha Clare

Mr. Ingram thanked Commissioner Clare for her service on the Human Services Commission and being one of the commissioners he leaned on when he joined as a staff member of the City of Pleasanton. He indicated he has enjoyed working with her and thanked her for all her hard work for the City of Pleasanton.

Commissioner Clare thanked Mr. Ingram and commissioners and stated that her time on the commission has been a great learning experience and she is sorry she must leave but hopes to see many of them on her travels around.

Commissioner Hayes also thanked Commissioner Clare and indicated that she has especially enjoyed and found her analytical mind helpful.

Chairperson Rubino-Brumm and other commissioners also thanked Commissioner Clare and indicated they enjoyed having the opportunity to work with her.

ADJOURNMENT

There being no further business a motion was made and seconded to adjourn the meeting at 7:52 p.m.
